

 Ujjivan Small Finance Bank Registered Office : Grape Garden, No.27, 3rd "A" Cross, 18th Main, 6th Block, Koramangala, Bengaluru- 560095, Karnataka. Regional Office : 7th Floor, Almonte IT Park, Sr. No. 8, Kharadi- Mundhwa Bypass, Village Kharadi, Pune- 411014.					
PUBLIC AUCTION NOTICE PUBLIC NOTICE FOR SALE UNDER THE SECURITISATION AND RECONSTRUCTION OF FINANCIAL ASSETS AND ENFORCEMENT OF SECURITY INTEREST ACT (SARFAESI Act) 2002. READ WITH PROVISO RULE 8(6) & 9 OF SECURITY INTEREST (ENFORCEMENT) RULES 2002. The undersigned as authorised officer of Ujjivan Small Finance Bank Ltd., has taken possession of the following property in exercise of powers conferred under section 13(4) of the SARFAESI Act. The Borrower in particular and public at large are informed that Public auction of the mortgage property in the below mentioned account for realisation of dues of the Bank will be held on "AS IS WHERE IS BASIS" and "AS IS WHAT IS BASIS" on the date as prescribed as here under.					
Sl. No.	Loan Acc. Nos. / Branch	Name of Borrowers/ Co-Borrowers / Guarantors / Mortgageors	13(2) Notice Date/ Outstanding Due (in Rs.) As on	Date of Possession	Reserve Price in INR / EMD in INR
1	4498210080000003 & 4498218660000016 / 4498-BHAVNAGAR	1) Patel Kaushik Chimanlal, 2) Shobhanaben Kaushikbhai Patel, 3) Yunusbhai Yusufbhai Parmar, All are residing at Dabariya No Delo, Dhajagravali Sheri, Kanbiwad Bhavnagar, Gujarat-364001. 1) also at Chamunda Waste Supply, Patidar Kelvni Trust, Juna Bandar Road, Bhavnagar, Gujarat- 364001. 3) also at Old Mamekewadi, Bharwad Vado, Bhavnagar, Gujarat- 364001	09.01.2024 / Rs. 5,65,156.20 as on 08.01.2024	29.12.2024	Rs.4,76,000/- / Rs.47,600/-
Description of the Immovable Property: Property Bearing Ward No. 04, Sheet No. 16 admeasuring about total Plot Area of 24.73 Sq mtrs. & Built Up area of 49.46 Sq. mtrs. Situated at Dabariya na Dela ma, Dhajagravali Sheri, Kanbiwad, Village: Bhavnagar, Dist. Bhavnagar on the land besring Survey No. 2668 in the Registration Dist. and Sub Dist. Bhavnagar bounded as East: Bhapatbhai Bening Plot No. 301, West: Property bearing plot no. 303 , North: property bearing plot no. 309 South: Street owned by Kaushikbhai Chimanlal Patel					
2	4483210130000322 / 4483-Shastri Maidan	1) Bharatbhai Ukabhai Ambaliya, 2) Harshaben Bharatbhai Ambaliya, Both are residing at Muridhar Society Juan Ganesh St No. 5 Kothariya Road, Rajkot, Gujarat-360022	07.06.2024 / Rs. 11,47,894.00 as on 05.06.2024	23.02.2025	Rs.7,87,000/- / Rs.78,700/-
Description of the Immovable Property: Residential Flat no. E-505 with the measurement of builtup area admeasuring Sq. mtrs 32-15 situated on Fifth Floor of Vrajvilla Flats Wing-E" of "Vrajvilla Flats" constructed on lands admeasuring 2028-62 Sq. mtrs., of Plot no. 9 to 11 of Revenue Survey no. 87 paiki 2 of Village Vavadi, Taluka, Dist. Rajkot and bounded North: Passage & Flat no. E-501, South: Open to sky & margin space, East: O T S & Flat no. E-504, West: Flat no. E-506, which is owned by Bharatbhai Ukabhai Ambaliya					
3	4483210050000090 & 4483210070000004 / 4483-Shastri Maidan	1) Mayur Girishbhai Badrakiya, 2) Priyanka Mayur Badrakiya, both are residing at Nilkanth Park Block J/52 Near 80 number School, Kothariya Road, Rajkot, Gujarat- 360003 and also at Koss Project Opp. Hotel Krishna Park Near RV Stonex Opp. Premvati NH 8-B Gondal Highway, Rajkot, Gujarat-360022.	02.07.2024 / Rs.13,45,136.37 as on 28.06.2024	23.02.2025	Rs.9,18,000/- / Rs.91,800/-
Description of the Immovable Property: Residential Flat no. 401 with the measurement of builtup area admeasuring 33.65 Sq.mtrs., on 4th Floor of building known as "Vraj Vinar", constructed on land area admeasuring 270.58 Sq.mtrs of Plot no. 30 to 33 area know as "Shyamkiran Park" of Revenue Survey no. 126 Paikki of Village Kothariya, Tal. & Dist. Rajkot and bounded North: Open to Sky, South: Open Terrace, East: Common passage than stairs, West: Others Property, which is owned by Priyanka Mayur Badrakiya & Mayur Girishbhai Badrakiya.					
4	4448210130000405 / 4448-ANKALESHWAR	1) Valsadia Kashyap Hiteshbhai, 2) Valsadia Hiteshbhai Pragjibhai, both are residing at Plot no. 104 Lake Vila Ankleshwar Jitali, Bharuch, Ankleshwar, Gujarat-393001 and also at R. P. Engineering, Plot no. 4906/9/1 (Nr. Karmatur Chokdi) GIDC, Estate, Ankleshwar, Bharuch, Gujarat-393001 and also at A-101, Vallabh Shrusti Co.-Op. Housing Society, GIDC, Ankleshwar, Bharuch, Gujarat-393001.	28.06.2024 / Rs.9,85,115.26 as on 25.06.2024	10.04.2025	Rs.7,85,000/- / Rs.78,500/-
Description of the Immovable Property: All that piece and parcel of Residential Property being Plot no. 86 of Silver City, Jitali, Ankleshwar, which is constructed upon and which is laid out upon land bearing R. S. No. 53 and New R. S. no. 7089 of Village Jitali, in the Registration Sub-District, Ankleshwar and District, Bharuch. The said Property being Plot no. 86 of Silver City, admeasuring area of property is 43.49 sq.mtrs AND bounded as East: Plot no. 87, West: Plot no. 85, North: Society 7.5 Mtrs. road, South: Plot no. 91, which is owned by Hiteshbhai Pragjibhai Valsadia & Kashyap Hiteshbhai Valsadia					
5	4428210130000152 / 4428-UDHANA	1) Santoshkumar Banarsi Singh, 2) Seema Santoshkumar Singh, both are residing at Flat No. 801, Nest Wood Apartment, Althan Canal Road, Nr. Shaligram Apartment, Althan, Surat City, Surat, Gujarat – 395017 and also at Nancy Tex, Plot No. 566, 1st Floor, Sonal Ind Soc, Nr. Piyush Point, Suman School, Pandesara, Surat, Gujarat – 395210 and also at Flat No. 304, 3rd Floor, Harekrishna Residency, Plot no. 55 to 64, Shiv Residency Part- 1, Talithiye, Palsana, Surat, Gujarat.	28.03.2024 / Rs.17,13,353.82 as on 27.03.2024	14.04.2025	Rs.4,52,000/- / Rs.45,200/-
Description of the Immovable Property: All that right, title and interest in Flat No. 304 admeasuring about 34.02 sq.mt. built up situated on the 3 rd Floor of Harekrishna Residency constructed on land bearing Plot No. 55 to 64 of Shiv Residency part-1 organized on land bearing Revenue Survey No.364-B and its block no.315 admeasuring about 9394 sq.mt of village Talithiye Sub District Palsana, District Surat together with proportionate share in the said land admeasuring about 7.66 sq.mt. The said property is surrounded by: East: Flat No. 303, West: Flat No. 305, North: Passage and Flat No. 306 South: Adjoining Road. Said Property is owned by Seema Santoshkumar Singh & Santoshkumar Banarsi Singh.					
6	4479210120000009 / 4479-MEHSANA	1) Chehraji Ajmeli Thakor, 2) Laxmben Chehraji Thakor, both are residing at Thakor Vas, Valapura, Mandropur, Kheralu, Mehsana, Gujarat-384325. 1) also at Shree Dotad Varg Prathmik Shala, Datad, Poshina, Sabarkantha, Gujarat-383270.	06.08.2024 / Rs. 9,63,175.10 as on 03.08.2024	20.04.2025	Rs.8,91,000/- / Rs.89,100/-
Description of the Immovable Property: All that piece and parcel of Residential Property no. 998, Assesment Serial no. 998 area admeasuring 1000 Sq.ft. (along with construction thereon) "Valapura" (Gamthan), situated at Mandropur, Tal. Kheralu, Dist. Mahesana AND bounded as North: Road, South: Road, East: Thakor Vas, West: Open Land, which is owned by Thakor Chehraji Ajmali					
7	4448210130000138 / 4448-ANKALESHWAR	1) Malubhai Rajendrabhai Mali, 2) Ambika Malikarjun Mali, both are residing at 229, Shivaji Nagar, Kim-9 Near Tapovan School, Village: Kim, Tal. Olpad, City Ankleshwar, Gujarat, Gujarat-394110 and also at 2/32/1 Keroli, Chincholi, Kalaburagi, Karnataka-585320	06.08.2024 / Rs. 5,90,313.74 as on 03.08.2024	27.04.2025	Rs.5,55,000/- / Rs.55,500/-
Description of the Immovable Property: All that piece and parcel Flat No. 101, First Floor, built up admeasuring 44.08 Sq.mtrs. i.e. 474.34 Sq.fts., consructured in building known as "Hindva Palace", situated at non-agricultural Plot No. 4 admeasuring 235.13 Sq.mtrs., as per 7/12 admeasuring 239.31 Sq.mtrs., of Block no. 295/B, paikki undivided land admeasuring 6.53 Sq.mtrs., at Mauje Mulad, Olpad Registration Sub-District Olpad & District Surat within the State of Gujarat AND bounded as North: By Road, East: By Road, South: By Flat no. 106 & Ladder West: By Flat no. 102 Y Passage, which is owned by Ambika Malubhai Mali & Malubhai Rajendrabhai Mali.					
8	4428210130000026 / 4428-UDHANA	1) Sonu Arjundas Jhamb, 2) Asharani Arjundas Jhamb, 3) Simaben Sonu Jhamb All are residing at 13, Roop Nagar Society, Near Railway Garmala, Limbayat, Surat, Gujarat-394210 And Also at: Flat No. 105, 1st Floor, Royal Palace of Yogidarshan Society, Palsana, Surat, Gujarat - 394315.	28.03.2024 / Rs.13,19,604.23 as on 27.03.2024	27.04.2025	Rs.5,23,000/- / Rs.52,300/-
Description of the Immovable Property: All that piece and parcel of Flat No. 105 admeasuring about 69.21 sq. mt. super built up 41.50 sq. mt. built up situated on the 1st Floor of "Royal Palace" constructed on land bearing Plot No. 74, 75 and 76 total admeasuring about 236.28 sq. mt. of "Yogidarshan Society" organized on land bearing Revenue Survey No. 525 and its Block No. 526/ paikree 1, Behind S.D.J. International School, Near Palsana Chowkdi, N. H. No. 8 at Village: Palsana, Tal.: Palsana, Dist.: Surat Gujarat, Which is owned by Ashrani Arjundas Jhamb and Sonu Arjundas Jhamb.					
9	4428210090000049 / 4428-UDHANA	1) M/S. Jitesh Ashokkumar Shah, 2) Jiteshkumar Ashokkumar Shah (Guarantor), 3) Divaben Jiteshkumar Shah (Guarantor), All are residing at Main Bazar Road, Kothar, Kamrej, Surat-394150. 2) & 3) also at 1850, Vanijayvad, Opp. SMC Office, Kothar, Surat-394150.	07.06.2024 / Rs. 22,41,375.59 as on 05.06.2024	28.12.2024	Rs.6,30,000/- / Rs.63,000/-
Description of the Immovable Property: 1): Flat no. 402 (Kathor Grampanchayat Property no. 562/63/64/402) admeasuring 423.68 Sq.fts i.e. 39.38 Sq.mtrs (Carpet) & admeasuring 571.96 Sq.fts. i.e. 53.16 Sq.mtrs (Super built-up) & admeasuring 47.26 Sq.mtrs (built-up), along with undivided admeasuring 8.08 Sq.mtrs., in ground land, 4th floor, building known & identified as "Golden Apartment", situated at City Sy Tika no. 4/1, City Sy no. 25 admeasuring 214.78.52 Sq.mtrs land of Village: Kathor, Sub-District: Kamrej, District: Surat, Gujarat and bounded as East: Road, West: Flat no. 405, North: Flat no. 403, South: Flat no. 401 which is owned by Jitesh Ashokkumar Shah.					
2): Flat no. 403 (Kathor Grampanchayat Property no. 562/63/64/403) admeasuring 412.91 Sq.fts i.e. 38.37 Sq.mtrs (Carpet) & admeasuring 577.42 Sq.fts. i.e. 51.80 Sq.mtrs (Super built-up) & admeasuring 46.04 Sq.mtrs (built-up), along with undivided admeasuring 7.87 Sq.mtrs., in ground land, 4th floor, building known & identified as "Golden Apartment", situated at City Survey Tika no. 4/1, City Survey no. 25 admeasuring 214.78.52 Sq.mtrs land of Village: Kathor, Sub-District: Kamrej, District: Surat, Gujarat and bounded as East: Road, West: Flat no. 405, North: Flat no. 404, South: Flat no. 402 which is owned by Jitesh Ashokkumar Shah.					
3): Flat no. 404 (Kathor Grampanchayat Property no. 562/63/64/404) admeasuring 404.00 Sq.fts i.e. 37.55 Sq.mtrs (Carpet) & admeasuring 545.40 Sq.fts. i.e. 50.69 Sq.mtrs (Super built-up) & admeasuring 45.06 Sq.mtrs (built-up), along with undivided admeasuring 7.70 Sq.mtrs., in ground land, 4th floor, building known & identified as "Golden Apartment", situated at City Survey Tika no. 4/1, City Survey no. 25 admeasuring 214.78.52 Sq.mtrs land of Village: Kathor, Sub-District: Kamrej, District: Surat, Gujarat and bounded as East: Road, West: Stair & Lift, North: Ranglibhai Modi's House, South: Flat no. 403 which is owned by Jitesh Ashokkumar Shah.					
4): Flat no. 405 (Kathor Grampanchayat Property no. 562/63/64/405) admeasuring 367.51 Sq.fts i.e. 34.16 Sq.mtrs (Carpet) & admeasuring 496.13 Sq.fts. i.e. 46.11 Sq.mtrs (Super built-up) & admeasuring 40.99 Sq.mtrs (built-up), along with undivided admeasuring 7.01 Sq.mtrs., in ground land, 4th floor, building known & identified as "Golden Apartment", situated at City Survey Tika no. 4/1, City Survey no. 25 admeasuring 214.78.52 Sq.mtrs land of Village: Kathor, Sub-District: Kamrej, District: Surat, Gujarat and bounded as East: Road, West: Flat no. 405, North: Flat no. 403, South: Flat no. 401 which is owned by Jitesh Ashokkumar Shah.					
10	4428210130000545 / 4428-UDHANA	1) Mahboob Niyajahmad Ansari, 2) Sarvari Khatun Mahboob Ansari, both are residing at Flat Gf 1, Alfala Complex, Suda Sector-1, Sachin, Surat, Gujarat-394230 and also at Omni Present Lifestyle LLP, A-5/13 Hijiwala Industrial Estate Road no. 11 Gate no. 2 Vanz Sachin Surat, Gujarat-394230	20.05.2024 / Rs.7,97,665.13 as on 17.05.2024	29.12.2024	Rs.7,19,000/- / Rs.71,900/-
Description of the Immovable Property: Flat no. 204 admeasuring about 838.3 Sq.ft Super built up, 464 Sq.ft. Carpet area and 503 Sq.ft. i.e. 46.77 Sq.mt. built up area situated on the 2nd Floor of "Sai Shraddha Palace" constructed on land bearing Plot no. 20 admeasuring about 140 Sq.mtrs., and Plot no. 2/21 admeasuring about 171.56 Sq.mtrs., total admeasuring about 311.56 Sq.mtrs., (on site admeasuring about 318.06 Sq.mtrs) of SUDA Housing Project (Sachin) Sector-2 organized on land bearing Revenue Survey no. 105, 107, 108, 111, 124, 125, 127, 122/1, 122/2, 121/2, 154, 160, 120/1/1, 120/2/A, 118 + 163/2, 118 + 163/1, 119, 162, 161 and 168 its block no. 129 paikki, 117 paikki, 144 paikki, 145 paikki, 146 to 148, 153 paikki, 154 to 157 paikki, 158, 159, 160 paikki and 161 paikki total admeasuring about 84840 Sq.mtrs., of Village: Sachin, Tal. Surat City, Dist: Surat, Gujarat AND bounded as East: 9.00 mtrs Road, West: Adjoining Passage and Flat no. 203, North: 18.00 mtrs Road, South: Flat no. 205, which is owned by Sarvari Khatun Mahboob Ansari and Mahboob Niyaj Ahmad Ansari					
11	4428210130000283 / 4428-UDHANA	1) Ranjit Prasad Arjun Prasad Soni, 2) Kiran Ranjit Kumar Soni, both are residing at Plot No. 119, Umiya Nagar 1, Navagam, Dindoli Road, Near Sai Baba Temple, Udhana, Navagam, Surat, Gujrat - 394 210. 1) also at B-19, Patel Nagar, Shipping Center, Near Dindoli Bridge,Dindoli, Surat, Gujarat - 394210	07.09.2022 / Rs.10,50,490.69 as on 23.08.2022	25.01.2025	Rs.5,94,000/- / Rs.59,400/-
Description of the Immovable Property: All that piece and parcel of Plot No. 190, admeasuring about 40.26 sq. Mts. according to KJP and on site admeasuring 40.13 sq. mts. together with undivided proportionate share in Road and COP admeasuring about 22.54 sq. mtrs. of "Shree Villa Residency Part 3", organized on land bearing Revenue Survey no. 89/1, and its Block No 117 admeasuring 16086 sq. mtrs. of village Mota Sub-District Bardoli, District Surat, Gujarat. Bound by, East: Adjoining Road, West: Adjoining Plot No. 185, North: Adjoining Plot No. 189, South: Adjoining Plot No. 191, which was owned by you, by virtue of Sale Deed Dated 01/08/2019 bearing registration No. Sr. No. 3423 20919.					
12	4428210130000626 / 4428-UDHANA	1) Vishal Bhupathbhai Chudasama, 3) Savitaben Chudasama, both are residing at 85, Hoyvada, Nr Pir Dargah Nani, Ved Katargam, Surat, Gujarat-395004. 1) also at Varni Gems, 402 01 Diamond House, Kesara Market Near Gotalawadi Tenament, Katargam, Surat, Gujarat-395004. 2) Vishnubhai Chudasama, Nirbhay Gems, 14 Sai Ambe Opp. Katargam Fire Station Katargam, Taat, Gujarat-395004	10.05.2024 / Rs. 13,36,275.62 as on 06.05.2024	01.12.2024	Rs.7,13,000/- / Rs.71,300/-
Description of the Immovable Property: All that piece and parcel of land bearing Plot no. 264 (A-Type) (after KJP Plot no. 181A/264 after re-survey Block no. 1060 admeasuring about 60.28 Sq.mtrs of "Haridarshan Residency", organized on land bearing Block no. 18, 19, 20 paikree 1, 21 and 27 after consolidation given block no. 18 admeasuring about 139807 Sq.mtrs of Village: Shekhpur, Tal. Kamrej, Dist. Surat, Gujarat AND bounded as East: Plot no. A-279, West: Society Road, North: Plot no. A-263, South: Plot no. A-265, which is owned by Savitaben Bhupathbhai Chudasama, Vishal Bhupathbhai Chudasama and Vishnubhai Bhupathbhai Chudasama.					
13	4467210130000015 / 4467-Naroda Patiya	1) Anubhai Dahyabhai Bhangi, 2) Hemaben Anubhai Solanki, both are residing at Parijat Avas AJUDA Mahal, Block 5, Room No 150, 2nd Floor, Thaltej, Ahmedabad Gujarat- 380058, 1) also at: Ahmedabad Municipal Corporation Thaltej Jam, T-Complex AMC Office, B/H Zydus Hospital, Thaltej, Ahmedabad, Gujarat-380001. 2) also at: Rudra Square, B/H, Gormor Hotel, Nr. Judge Bungalow Circle Satellite, Thaltej Ahmedabad, Gujarat-380058.	18.03.2024 / Rs. 17,30,731.22 as on 14.03.2024	05.01.2025	Rs.12,90,000/- / Rs.1,29,000/-
Description of the Immovable Property: Property bearing Flat no. A/602 on 6th Floor of Block no. A, admeasuring about 105.00 Sq Yards i.e. 87.79 Sq.Mtrs., construction area and 19.18 Sq.Mtrs., undivided share area, in the scheme of known as "Su-Dev Flora", Situated at Mouje Vatva, Tal. Vatva, Dist. Ahmedabad on land bearing F.P. no. 132/2 of T.P. Scheme no. 80 (Vatva-VI) of Survey no. 455 & 456 in the Registration Sub-District and District of Ahmedabad-11 (Asali) which is owned by Anubhai Dahyabhai Bhangi and Hemaben Anubhai Solanki					
14	4479210170000054 / 4479-MEHSANA	1) Prakashji Sovanji Thakor, 2) Krishnaben Prakashji Thakor, 3) Sovanji Khodaji Thakor, both are residing at Thakor Vas, Vanasan, Sidhpur, Patan, Gujarat-384151 and also at Rency Traders, Shop no. 1 Ravikunj Society Radhanpur Road Panchot, Mahesana, Gujarat-384002. 2) Also at: Kapuriya Vas Vanasan Patan, Gujarat-384151.	09.01.2024 / Rs.4,17,824.18 as on 01.12.2024	22.12.2024	Rs.3,82,000/- / Rs.38,200/-
Description of the Immovable Property: Gram Panchayat Property no. 439, assessment serial no. 439, "Kapuriya Vas", (Gamthan) admeasuring 455 Sq.ft., situated at Vanasan, Tal. Sidhpur, Dist. Patan, which is bounded as follows: Towards East: Open Land, Towards West: House of Thakor Bhajaji Sovanji, Towards North: Open Land, Towards South: Road, which is owned by Thakor Sovanji Khodaji					
15	4448210050000027 / 4448-Ankaleshwar	1) Moineuddin Khan, 2) Najiya Begam Moineuddin Khan, both are residing at Room no. 42, Sun City, Ankleshwar Dadhal, Ankleshwar Bharuch Gujarat-393001. 1) also at Shreejaram Transport Shop no. 7, Radha Krishna Compound Nr. Sarang Petrol Pump N.H. 8, Ankleshwar Bharuch Gujarat-393001.	05.12.2024 / Rs.10,12,679.40 as on 01.12.2023	21.11.2024	Rs.7,72,000/- / Rs.77,200/-

Description of the Immovable Property: All that piece and parcel of Residential Property being Plot no. 165 of Green Park of Village Jitali Ankleshwar, which is laid out upon land bearing R. S. Block no. 49 Village Jitali Ankleshwar, in the registration sub-district, Ankleshwar and District, Bharuch. The said property Plot no. 165 of Green Park admeasuring Plot area is 39.03 Sq.Mtrs., undivided sharing land area of property is 16.80 Sq.Mtrs., & built area of property 36.27 sq.mtrs., (Towards East-Common Plot, Toward West-Internal Road, Towards North-Plot no. 166, Towards South-Plot no. 164) which is owned by Najiya Begam Moineuddin Khan and Moineuddin Khan.					
16	4428210130000477 / 4428-UDHANA	1) Somnath Ravindra Pradhan, residing at Plot No. 126, 1st Floor, Shantivan Soc., Talangpur, Sachin, Near Gajera School, Surat, Gujarat - 394230. Also at: C/o: Ravindra Pradhan, 138, Shreeji Parvash, Talangpur, Surat, Gujarat - 394230. 2) Ruma Ravindra Pradhan, Ambapur, Chadiapali, Ganjan, Odisha - 761119.	16.10.2023 / Rs.11,07,094.17 as on 13.10.2023	08.09.2024	Rs.5,62,000/- / Rs.56,200/-
Description of the Immovable Property: Plot No.159 as per sanction plan admeasuring about 40.18 sq mt. together with undivided proportionate share in Road and COP admeasuring about 26.23 sq. mt. Of "Laxmi Pooja Residency" organised on land bearing revenue survey No.74/1 and its Block No.156 admeasuring about 18008 sq sqeters of village: Mota, Taluka: Bardoli, Dist. Surat, State: Gujarat. Bounded as: East - Adjoining Society Internal Road, North - Adjoining Plot No.160, South - Adjoining Plot No.158.					
17	4430210130000235 / 4430-PARVAT GAM	1) Koshlesh Mudrika Prasad Dube, 2) Bimleshben Dube, both are residing at 441, Ganesh Nagar, Nr. Police Colony, Pandesara, Bamroli Road, Pandesara, Surat, Gujarat - 394221. 1) also at Bhagya Laxmi Prints Pvt Ltd., Plot No. 271, GIDC Pandesara, Surat, Gujarat-394221.	05.12.2023 / Rs.8,33,164.00 as on 01.12.2023	08.09.2024	Rs.5,62,000/- / Rs.56,200/-
Description of the Immovable Property: Plot No. 103 admeasuring 48.00 Sq. Vaar i.e. 40.18 Sq. Mtr (as per passing plan) (along with undivided proportionate share in Road and COP admeasuring about 26.23 sq. mtr.) Open land known and identified as "Laxmi Pooja Residency" situated at Revenue Survey No.74/1 and its block No. 156 admeasuring 18008 sq. mtr. of village. Mota, Taluka: Bardoli, Surat, Gujarat bounded as East: Society Internal Road, West: Plot No. 82, North: Plot No. 102, South: Plot No. 104 and which is owned by Bimleshben Koshlesh Dube & Dube Koshlesh Mudrikaprasad Dube.					
18	4431210130000245 / 4431-KAPODRA	1) Ravendraprasad Avadeshprasad Gautam, 2) Sangeeta Ravendraprasad Gautam, both are residing at Room no. 1618, Block no. 217, LIG-432, Santosh Nagar, Pandesara Housing, Surat, Gujarat- 394221. 1) also at Riddhi-Siddhi -1 Prints Pvt. Ltd. 75/1, 75/2, Pandesara GIDC Nr. Pandesara Police Station, Surat, Gujarat-394221. 2) also at Anu Textile, D/11, 2nd Floor, Shree Ram Society Gandhi Kutir, Bhatar, Surat-395002.	18.01.2024 / Rs.8,66,748.50 as on 15.01.2024	08.09.2024	Rs.5,62,000/- / Rs.56,200/-
Description of the Immovable Property: Plot no. 191 admeasuring 40.18 Sq.mtr (along with undivided admeasuring 23.25 Sq.mtr) Open land known & identified as "Laxmipuja Residency", situated at Revenue Survey no. 74/1, Block no. 156 admeasuring 18008 Sq. Mtr., NA land situated at Village. Mot, Tal. Bardoli, Dist. Surat, State: Gujarat, which is bounded as under: East: Society Internal Road, West: Plot no. 216, North: Plot no. 190, South: Plot no. 192 which is owned by Sangeeta Ravendraprasad Gautam and Ravendraprasad Gautam					
19	4401230040000001 / 4457-VAPI	1) Palak Traders, 2) Nisha Mahendra Dubey, 3) Mahendra Shitlaprasad Dubey, All are residing at House No.301, Royal Heights - C Khnsriwad Near Supreme Apartment Road Nani Daman, Daman & Diu - 39621 and also at Shop no. 3, Bharat Building Nr. Coast Guard School Dalwada, Nani Daman, Daman & Diu (UT) -396210.	06.06.2022 / Rs.15,24,972.00 as on 25.05.2022	06.04.2024	Rs.7,33,000/- / Rs.73,300/-
Description of the Immovable Property: All that Piece and parcel of Residential property being Shop No.16 on the Ground Floor admeasuring 275.00 sq. feet. i.e. 25.54 sq. mtr. Super builtups Area, Along with undivided share in Land of "Vrundavan Park, Building No.B", Situated At Survey No.38 admeasuring 6225.00 Sq.mtrs, Of Moje Chanod, Tal.Vapi, Dist. - Valsad, Own by, Nisha Mahendra Dubey.					
Date & Time of Inspection of the property(ies) :: 01.10.2025 & 14.10.2025 Between 11AM to 4PM Date for Submission of Bid & EMD :: 17.10.2025 between 11 AM to 05 PM Date and Time of Auction :: 18.10.2025 from 11:00 AM to 2:00 PM Earnest Money Deposit (EMD) in INR (Should be paid through Demand Draft in favour of "Ujjivan Small Finance Bank Ltd.",)					
For Serial Nos. 1 to 19					
20	4518210030000008 / 4518- Prahald Nagar	1) Lakhbhai Bhikhabhai Beldar, 2) Sejalben Lakhbhai Beldar, both are residing at 30, Khadipur Dhokla Ahmedabad, Gujarat-387810 and also at 30/32, Beldar Vas Kadipur, Ambareli, Ahmedabad, Gujarat-387810. 2) also at 97, Koli Patel Street, Kadipur, Tal.- Dhokla, Dist.- Ahmedabad-382225	27.12.2024 / Rs. 8,26,299.94 as on 21.12.2024	15.06.2025	Rs.12,71,000/- / Rs.1,27,100/-
Description of the Immovable Property: All that piece and parcel of the Gram Panchayat Property bearing No. 28 & 29, along with construction thereon; situated at Village-Kadipur, Taluka- Dhokla, District-Ahmedabad					